WARRANTY DEED

STATE OF TENNESSEE
COUNTY OF Williamson

THE ACTUAL CONSIDERATION OR VALUE, WHICHEVER IS GREATER, FOR THIS TRANSFER IS $248,700.00.

Affiant

SUBSCRIBED AND SWORN TO BEFORE ME, THIS THE 28TH DAY OF JUNE, 2021.

Notary Public

MY COMMISSION EXPIRES: 4-10-2022
(AFFIX SEAL)

DANIELLE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
APRIL 10, 2022

THIS INSTRUMENT WAS PREPARED BY
Ark Title Group, LLC, 2002 Richard Jones Road, Suite 306-C, Nashville, TN 37215

File No.: TN-21-04224

ADDRESS NEW OWNER(S) AS FOLLOWS:	SEND TAX BILLS TO:	MAP-PARCEL NO.(S)
Zillow Homes Property Trust, a Delaware Statutory Trust	Zillow Homes Property Trust, a Delaware Statutory Trust	
(NAME)	(NAME)	
1301 2nd Ave. Seattle, WA 98101	1301 2nd Ave., Floor 31 Seattle, WA 98101	135-11-0C-062.00-CO

FOR AND IN CONSIDERATION OF THE SUM OF Two Hundred Forty-Eight Thousand Seven Hundred And No/100 Dollars ($248,700.00), CASH IN HAND PAID BY THE HEREINAFTER NAMED GRANTEES, AND OTHER GOOD AND VALUABLE CONSIDERATIONS, THE RECEIPT OF WHICH IS HEREBY ACKNOWLEDGED, WE, **ROBERT A. COLLINS AND WIFE, DARLENE L. COLLINS,** HEREINAFTER CALLED THE GRANTORS, HAVE BARGAINED AND SOLD, AND BY THESE PRESENTS DO TRANSFER AND CONVEY UNTO **ZILLOW HOMES PROPERTY TRUST, A DELAWARE STATUTORY TRUST**, HEREINAFTER CALLED THE GRANTEES, THEIR HEIRS AND ASSIGNS, A CERTAIN TRACT OR PARCEL OF LAND IN DAVIDSON COUNTY, STATE OF TENNESSEE, DESCRIBED AS FOLLOWS, TO-WIT:

Land in Davidson County, Tennessee, being all of Unit No. 219, on the Horizontal Property Regime Private Element Plat, Nashboro Village, Tract 18, Phase Two as shown by plat appearing of record in Plat Book 9700, Page 968, revised in plat of record in Instrument No. 20010423-0039877, of the Register's Office of Davidson County, Tennessee, to which plat reference is hereby made for more complete details of said lot.

Being the same property conveyed to Robert A. Collins and wife, Darlene L. Collins by Warranty deed from Greensvale Construction LLC, a Tennessee limited liability company of record in Instrument No. 20040121-0008151 Register's Office for Davidson County, Tennessee, dated January 15, 2004 and recorded on January 21, 2004.

unimproved ☐
This is improved ☒ property, known as 179 Nashboro Greens, Nashville, TN 37217
(House No.) (Street) (P.O. Address) (City or Town) (Postal Zip)

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said GRANTEES, their heirs and assigns forever; and we do covenant with the said GRANTEES that we are lawfully seized and possessed of said land in fee simple, have a good right to convey it and the same is unencumbered, unless otherwise herein set out; and we do further covenant and bind ourselves, our heirs and representatives, to warrant and forever defend the title to the said land to the said GRANTEES, their heirs and assigns, against the lawful claims of all persons whomsoever. Wherever used, the singular number shall include the plural, the plural the singular, and the use of any gender shall be applicable to all genders.

WITH THE hereditaments and appurtenances thereunto pertaining, hereby releasing any and all claims to homestead and dower therein.

Karen Johnson Davidson County
Batch# 667038 DEEDWARR
06/29/2021 08:10:30 AM 3 pgs
Fees: $18.00 Taxes: $920.19
20210629-0087639

SUBJECT ONLY TO the permitted exceptions identified on the Title Insurance Policy procured by Grantee in connection with this transaction.

Witness Robert A. Collins and Darlene L. Collins this 28 day of JUNE, 2021.

Robert A. Collins

Darlene L. Collins

STATE OF TENNESSEE
COUNTY OF WILLIAMSON

On this 28 day of JUNE 2021, before me personally appeared Robert A. Collins and Darlene L. Collins to me known to be the person(s) described in and who executed the foregoing instrument, and who acknowledged the execution of the same to be his/her/their free act and deed.

Witness my hand and official seal at Davidson County, Tennessee this 28 day of JUNE, 2021.

Commission Expires: _____

Notary Public

DANIELLE CHANDLER
STATE OF TENNESSEE NOTARY PUBLIC
COUNTY OF WILLIAMSON

MY COMMISSION EXPIRES:
APRIL 10, 2022

True Copy Certification

I, Danielle Chandler, do hereby make oath that I am a licensed attorney and/or the custodian of the electronic version of the attached document tendered for registration herewith and that this is a true and correct copy of the original document executed and authenticated according to law.

State of Tennessee

County of Williamson

Personally appeared before me, Kathryn M. Cassidy (name of notary), a notary public for this county and state, Danielle Chandler (name of person making certification) who acknowledges that this certification of an electronic document is true and correct and whose signature I have witnessed.

KCassidy

Notary Signature

My commission Expires: _____

Notary Seal